

SNAPSHOT of HOME Program Performance--As of 06/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Santa Monica

State: CA

PJ's Total HOME Allocation Received: \$12,097,478

PJ's Size Grouping*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*	
					Group	C Overall
Program Progress:				PJs in State: 92		
% of Funds Committed	85.20 %	92.79 %	73	92.82 %	15	12
% of Funds Disbursed	73.26 %	81.26 %	71	82.38 %	17	14
Leveraging Ratio for Rental Activities	1.45	5.53	70	4.55	27	21
% of Completed Rental Disbursements to All Rental Commitments***	84.89 %	73.66 %	35	80.69 %	25	33
% of Completed CHDO Disbursements to All CHDO Reservations***	66.70 %	60.31 %	36	67.01 %	39	41
Low-Income Benefit:						
% of 0-50% AMI Renters to All Renters	80.63 %	77.64 %	51	79.23 %	37	40
% of 0-30% AMI Renters to All Renters***	54.37 %	41.54 %	22	44.47 %	63	68
Lease-Up:						
% of Occupied Rental Units to All Completed Rental Units***	91.25 %	91.23 %	69	93.93 %	19	21
Overall Ranking:			In State: 42 / 92	Nationally:	35	33
HOME Cost Per Unit and Number of Completed Units:						
Rental Unit	\$47,994	\$31,525		\$24,984	160 Units	45.50 %
Homebuyer Unit	\$0	\$19,017		\$14,192	0 Units	0.00 %
Homeowner-Rehab Unit	\$0	\$26,126		\$20,036	0 Units	0.00 %
TBRA Unit	\$6,246	\$2,779		\$3,164	192 Units	54.50 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (292 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Santa Monica CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$53,580	\$0	\$0
State:*	\$117,655	\$105,717	\$26,671
National:**	\$86,663	\$70,545	\$22,663

CHDO Operating Expenses:
(% of allocation)

PJ: 0.8 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.05

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	57.5	0.0	0.0	56.3
Black/African American:	21.2	0.0	0.0	27.6
Asian:	1.4	0.0	0.0	0.5
American Indian/Alaska Native:	0.7	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	1.4	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	1.4	0.0	0.0	0.0

ETHNICITY:

Hispanic	15.8	0.0	0.0	15.6
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HOUSEHOLD SIZE:

1 Person:	81.5	0.0	0.0	69.8
2 Persons:	8.2	0.0	0.0	11.5
3 Persons:	2.7	0.0	0.0	5.2
4 Persons:	4.1	0.0	0.0	8.9
5 Persons:	1.4	0.0	0.0	2.6
6 Persons:	0.7	0.0	0.0	1.6
7 Persons:	0.7	0.0	0.0	0.5
8 or more Persons:	0.0	0.0	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	83.6	0.0	0.0	81.3
Elderly:	6.8	0.0	0.0	0.0
Related/Single Parent:	7.5	0.0	0.0	16.1
Related/Two Parent:	0.7	0.0	0.0	2.6
Other:	0.7	0.0	0.0	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	15.8	0.0 [#]
HOME TBRA:	23.3	
Other:	4.1	
No Assistance:	56.2	

of Section 504 Compliant Units / Completed Units Since 2001 13

* The State average includes all local and the State PJs within that state


** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Santa Monica State: CA Group Rank: 35
 (Percentile)
 State Rank: 42 / 92 PJs Overall Rank: 33
 (Percentile)
 Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	84.89	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 46.46%	66.7	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	80.63	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.25%	91.25	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.300	4.28	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

